

STATE MS. - DESOTO CO.
FILED

JUL 24 11 42 AM '97

BK 319 PG 300
W.E. DAVIS CH. CLK.**WARRANTY DEED**

This Deed of Conveyance is this day made by the undersigned HAWKS INVESTMENTS, A MISSISSIPPI GENERAL PARTNERSHIP, CONSISTING OF HERBERT MICHAEL HAWKS, PAUL WHITFIELD, JR. AND JOSEPH BRYANT WHITFIELD, hereinafter referred to as the GRANTORS, and BRAD PERKINS and wife, HAYLEY PERKINS, hereinafter referred to as the GRANTEES, WITNESSETH THAT:

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by the GRANTEES to the GRANTORS, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged by the GRANTORS, HAWKS INVESTMENTS, A MISSISSIPPI GENERAL PARTNERSHIP, CONSISTING OF HERBERT MICHAEL HAWKS, PAUL WHITFIELD, JR. AND JOSEPH BRYANT WHITFIELD, the GRANTORS do hereby and by these presents sell, convey, and warrant unto BRAD PERKINS and wife, HAYLEY PERKINS, the GRANTEES, as tenants by the entirety with full rights of survivorship and not as tenants in common, the hereinafter described real property located in DeSoto County, Mississippi, and being described as follows, to-wit:

Lot 4, Wilkerson Heights, Section 13, Township 3 South, Range 8 West, City of Hernando, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 52, Page 30, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The foregoing covenant of warranty is made subject to rights of ways and easements for public roads and public utilities, subdivision and zoning regulations in effect in City of Hernando, DeSoto County, Mississippi; and to any prior reservation or conveyance of minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel in, on and under the subject property; and to the easements as found


of record with the recorded plat of said subdivision.

Taxes and assessments against said property for the year 1997 shall be prorated as of the date of this deed and taxes and assessments for the year 1998 shall be the sole responsibility of the GRANTEES, and all subsequent years are hereby excepted from the foregoing covenant of warranty.

Possession shall be given upon delivery of this deed.

WITNESS the signature of the GRANTORS on this the 9th day of July, 1997.

HAWKS INVESTMENTS
A MISSISSIPPI GENERAL PARTNERSHIP

 Partner

PAUL WHITFIELD, A PARTNER

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 9th day of July, 1997, within my jurisdiction, the within named PAUL WHITFIELD, who acknowledged that he executed the above and foregoing instrument.



NOTARY PUBLIC

My Commission Expires:

MISSISSIPPI NOTARY PUBLIC
MY COMMISSION EXPIRES SEPT. 24, 1999

(SEAL)

GRANTORS' ADDRESS:
1473 Highway 51 South
Hernando, MS 38632
RES. TEL.: N/A
BUS. TEL.: 601-429-4542

PREPARED BY: KENNETH E. STOCKTON
ATTORNEY AT LAW
5 West Commerce Street
Hernando, MS 38632
601-429-3469

GRANTEES' ADDRESS:
54 Robinson Street
Hernando, MS 38632
RES. TEL.: 601/449-0355
BUS. TEL.: N/A

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